

168.0

0008

0012.0

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTONAPPRAISED:
USE VALUE:
ASSESSED:Total Card / Total Parcel
690,400 / 690,400
690,400 / 690,400
690,400 / 690,400

PROPERTY LOCATION

No	Alt No	Direction/Street/City
167		CHARLTON ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: CYR DAVID C	
Owner 2: VAINSTOCK IRINA	
Owner 3:	

Street 1:	167 CHARLTON STREET
Street 2:	

Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02476
Cntry:	
Own Occ:	Y
Type:	

PREVIOUS OWNER
Owner 1: POWER ROBERT C/JILL -
Owner 2: -
Street 1: 167 CHARLTON STREET
Twn/City: ARLINGTON
St/Prov: MA
Postal: 02476
Cntry:

NARRATIVE DESCRIPTION
This parcel contains 5,962 Sq. Ft. of land mainly classified as One Family with a Garrison Building built about 1953, having primarily Wood Shingle Exterior and 1530 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS			
Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS						
Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
		Census:		Exempt		
		Flood Haz:				
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5962		Sq. Ft.	Site		0	70.	1.00	7									419,201						419,200	

IN PROCESS APPRAISAL SUMMARY

Use Code							Land Size		Building Value		Yard Items		Land Value		Total Value		Legal Description				User Acct	
101							5962.000		270,600		600		419,200		690,400							
Total Card							0.137		270,600		600		419,200		690,400		Entered Lot Size					
Total Parcel							0.137		270,600		600		419,200		690,400		Total Land:					
Source: Market Adj Cost									Total Value per SQ unit /Card:		451.24		/Parcel:		451.2		Land Unit Type:					

PREVIOUS ASSESSMENT							Parcel ID		168.0-0008-0012.0	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	270,600	600	5,962.	419,200	690,400	690,400	Year End Roll	12/18/2019
2019	101	FV	223,300	600	5,962.	419,200	643,100	643,100	Year End Roll	1/3/2019
2018	101	FV	209,900	600	5,962.	353,300	563,800	563,800	Year End Roll	12/20/2017
2017	101	FV	209,900	600	5,962.	323,400	533,900	533,900	Year End Roll	1/3/2017
2016	101	FV	209,900	600	5,962.	275,500	486,000	486,000	Year End	1/4/2016
2015	101	FV	201,400	600	5,962.	239,500	441,500	441,500	Year End Roll	12/11/2014
2014	101	FV	201,400	600	5,962.	221,600	423,600	423,600	Year End Roll	12/16/2013
2013	101	FV	201,400	600	5,962.	210,800	412,800	412,800		12/13/2012

SALES INFORMATION							TAX DISTRICT				PAT ACCT.			
Grantor	Legal Ref	Type	Date	Sale Code		Sale Price		V	Tst	Verif	Notes			
POWER ROBERT C/	1352-84		4/16/2008			440,000		No	No					
SAXTON KEVIN R/	1271-93		7/18/2003			445,000		No	No					
DE VINCENTIS JU	36908-369		11/1/2002	Family				1	No	No				
HIRSCH STEVEN W	33056-4		6/14/2001			316,100		No	No					
DE VINCENTIS JU	1238-22		6/14/2001			316,100		No	No					
	20632-290		6/1/1990			185,000		No	No	Y				

BUILDING PERMITS										ACTIVITY INFORMATION				
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name		
9/26/2017	1261	Add Bath	24,500	O					9/4/2018	Inspected	CC	Chris C		
3/10/2004	151	Wood Dec	3,200	C		G6	GR FY06	12X18 REAR DECK	8/2/2018	MEAS&NOTICE	BS	Barbara S		
3/9/1999	127	Manual	3,900					WDK/HANDICAP RAMP	10/17/2008	Meas/Inspect	355	PATRIOT		
									2/16/2005	Permit Visit	BR	B Rossignol		
									8/15/2001	MLS	MM	Mary M		
									1/28/2000	Inspected	276	PATRIOT		
									12/20/1999	Measured	264	PATRIOT		
									7/20/1993		PC	PHIL C		
									Sign:	VERIFICATION OF VISIT NOT DATA				



